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Panasis, Tobin and Bibaud of Brady Sullivan Properties sell 210,000 s/f for \$6.8 million

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35 and 35 E Industrial Way - Rochester, NH

Rochester, NH Brady Sullivan Properties sold 35 and 35 E Industrial Way for \$6.8 million after over a decade of ownership. The two-building campus is comprised of 210,000 s/f on over 27 acres.

Christian Stallkamp of The Boulos Company represented the buyer, Amarosa Industrial Park, LLC. On the sale side, Charles Panasis spearheaded efforts alongside Brady Sullivan's in-house commercial team of James Tobin and Jamison Bibaud.

Constructed in 1990 and 1995, the steel-frame buildings provide 78,000 s/f of office/R&D and 132,000 s/f of warehouse/manufacturing/office area. The buyer will benefit from the asset's stabilized in-place income (70% leased at time of sale), value-add potential by way of improved rents for future lease-up/turnover, and buildable area for new construction on site.

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